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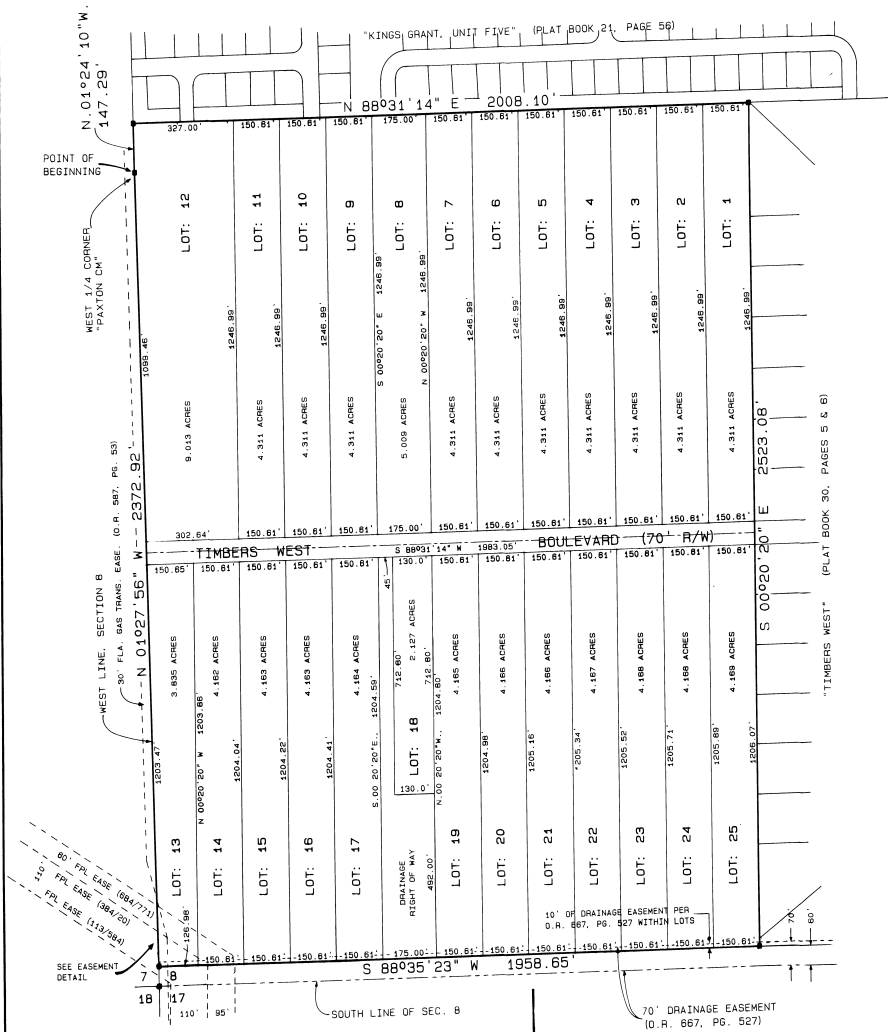
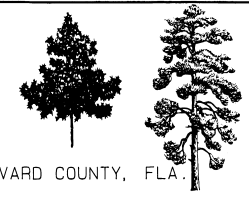
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TIMBERS WEST

UNIT TWO

A SUBDIVISION LYING IN SECTION 8, TOWNSHIP 25 SOUTH, RANGE 36 EAST, CITY OF ROCKLEDGE, BREVARD COUNTY, FLA.

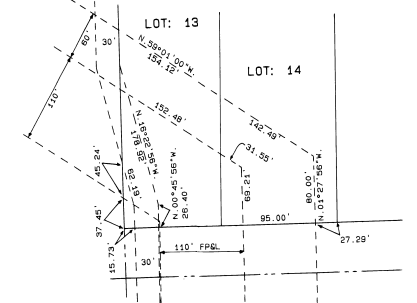


DESCRIPTION:

BEGIN AT THE WEST 1/4 CORNER OF SECTION 8, TOWNSHIP 25 SOUTH, RANGE 36 EAST, BREVARD COUNTY, FLORIDA, AND RUN N. 01°24'10" W., ALONG THE WEST LINE OF THE NORTHWEST 1/4, A DISTANCE OF 147.29 FEET TO THE SOUTHWEST CORNER OF "KINGS GRANT, UNIT FIVE", AS RECORDED IN PLAT BOOK 21, PAGE 56 OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA; THENCE N. 88°31'14" E., ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 2008.10 FEET TO THE NORTHWEST CORNER OF "TIMBERS WEST", AS RECORDED IN PLAT BOOK 30, PAGES 5 AND 6 OF SAID PUBLIC RECORDS; THENCE S. 00°20'20" E., ALONG THE WEST LINE OF SAID SUBDIVISION, A DISTANCE OF 2523.08 FEET TO THE SOUTHWEST CORNER OF SAID SUBDIVISION; THENCE S88°35'23" W., PARALLEL TO AND 80 FEET DISTANT FROM THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 1958.65 FEET TO A POINT ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 8; THENCE N. 01°27'56" W., ALONG SAID WEST LINE, A DISTANCE OF 2372.92 FEET TO THE POINT OF BEGINNING; CONTAINING 114.81 ACRES. SUBJECT TO A 55 FOOT WIDE FLORIDA POWER AND LIGHT CO. EASEMENT PER O.R. 113, PAGE 584; A 55 FOOT WIDE FLORIDA POWER AND LIGHT CO. EASEMENT PER O.R. 384, PAGE 20; A 80 FOOT WIDE FLORIDA POWER AND LIGHT CO. EASEMENT PER O.R. 684, PAGE 771; AND A 30 FOOT WIDE FLORIDA GAS TRANSMISSION EASEMENT PER O.R. 587, PAGE 53, AND A 70 FOOT WIDE DRAINAGE EASEMENT PER O.R. 687, PAGE 527, ALL OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

SURVEY NOTES:

- 1.) ■ - INDICATES PERMANENT REFERENCE MONUMENTS, UNLESS OTHERWISE NOTED.
- 2.) ● - INDICATES PERMANENT CONTROL POINTS.
- 3.) A STRIP OF LAND 7.5 FEET IN WIDTH IS HEREBY DEDICATED ALONG ALL SIDE, FRONT AND REAR LOT LINES FOR THE INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES AND DRAINAGE, UNLESS OTHERWISE NOTED.
- 4.) WHERE MORE THAN ONE LOT OR PARTS OF ONE OR MORE LOTS ARE INTENDED AS A BUILDING SITE, THE OUTSIDE BOUNDARIES OF THE BUILDING SITE SHALL CARRY SAID EASEMENTS, EXCEPT WHERE EASEMENTS ARE SHOWN BY DASHED LINES.
- 5.) THE BEARING STRUCTURE IS BASED ON "KINGS GRANT, UNIT FIVE", AS RECORDED IN PLAT BOOK 21, PAGE 56.



DETAIL OF EASEMENTS
SCALE: 1"=80'

FREDLUND AND PACKARD
INC.
ENGINEERS - LAND SURVEYORS
COCCOA, FLORIDA

DEDICATION
KNOW ALL MEN BY THESE PRESENTS, That the Corporation named below, being the owner in fee simple of the lands described in TIMBERS WEST, UNIT TWO hereby dedicates said lands and plot for the uses and purposes therein expressed and dedicates all roads, streets, alleys, thoroughfares, parks, canals, drainage easements, utility easements, lakes, pathways, open spaces and other rights of way, easements shown hereon to the perpetual use of the public and CITY OF ROCKLEDGE IN WITNESS WHEREOF, has caused these presents to be signed and attested to by the officers named below and its corporate seal to be affixed hereon
MARCH 13, 1987
By: *[Signature]*
S.R. GRIFFIN, PRESIDENT
GRIFFIN CONSTRUCTION, INC.
2080 HIGHWAY NO. 520
COCCOA, FLORIDA, 32922
Attest: *[Signature]*
SONYA C. GRIFFIN
Signed and sealed in the presence of: *[Signature]* and *[Signature]*
Sam Hamilton

STATE OF FLORIDA COUNTY OF BREVARD
THIS IS TO CERTIFY, That on MARCH 13, 1987 before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared G. R. GRIFFIN and SONYA C. GRIFFIN, respectively President and SECRETARY of the above named corporation incorporated under the laws of the State of FLORIDA to me known to be the individuals and officers described in and who executed the foregoing Dedication and severally acknowledged the execution thereof to be their free act and deed as such officers thereunto duly authorized; that the official seal of said corporation is duly affixed thereto; and that the said Dedication is the act and deed of said corporation.
IN WITNESS WHEREOF, I have hereunto set my hand and seal on the above date.
[Signature]
NOTARY PUBLIC ROBERT H. PACKARD
My Commission Expires, SEPTEMBER 15, 1989

CERTIFICATE OF SURVEYOR
KNOW ALL MEN BY THESE PRESENTS, That the undersigned, being a licensed and registered land surveyor, does hereby certify that on AUGUST 8, 1984, he completed the survey of the lands as shown in the foregoing plat; that said plat is a correct representation of the lands therein described and platted; that permanent reference monuments have been placed as shown thereon as required by Chapters 177 & 472 Florida Statutes; and that said land is located in Brevard County, Florida. Dated MARCH 13, 1987
[Signature] Registration No. 3667
ROBERT H. PACKARD

CERTIFICATE OF APPROVAL BY MUNICIPALITY
THIS IS TO CERTIFY, That on April 15, 1987 the City Council of the City of Rockledge, Florida, approved the foregoing plat.
[Signature] MAYOR
Donna Hamilton
CITY CLERK

CERTIFICATE OF ACCEPTANCE OF DEDICATION BY BOARD OF COUNTY COMMISSIONERS
THIS IS TO CERTIFY That the Board of County Commissioners hereby accept all roads, streets, alleys, thoroughfares, parks, canals, drainage easements, utility easements, lakes, pathways, open spaces and other rights of way, easements and areas dedicated for public use on this plat.
Chairman of the Board
ATTEST: Clerk of the Board

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS
THIS IS TO CERTIFY, That on the foregoing plat was approved by the Board of County Commissioners of Brevard County, Florida.
Chairman of the Board.
ATTEST: Clerk of the Board.
Approved County Engineer

CERTIFICATE OF APPROVAL BY PLANNING AND ZONING COMMISSION
THIS IS TO CERTIFY, That on the Zoning Commission of the above approved the foregoing plat.
Planning and Zoning Director

CERTIFICATE OF CLERK
I HEREBY CERTIFY, That I have examined the foregoing plat and find that it complies in form with all the requirements of Chapter 177, Florida Statutes, and was filed for record on 4-27-1987 at 1:44 P.M. File No. 33-162
R.C. Winstead Jr. City Clerk
Clerk of the Circuit Court
is and for Brevard County, Fla.